



# County of Los Angeles

## CHIEF ADMINISTRATIVE OFFICE

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DAVID E. JANSSEN  
Chief Administrative Officer

June 20, 2005

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Dear Supervisors:

### **APPROVE FUNDING AGREEMENTS WITH VARIOUS AGENCIES (FIRST, THIRD DISTRICTS) (3 VOTES)**

#### **IT IS RECOMMENDED THAT YOUR BOARD:**

1. Instruct the Chief Administrative Officer to complete and execute a funding agreement with the Community Development Commission (CDC) to transfer \$2,100,000 in First District Capital Project net County cost from the Project and Facility Development Fund to the CDC to assist with planning and design activities for development of a child care center, at the southeast corner of Mednik Avenue and Civic Center Way, in unincorporated East Los Angeles.
2. Instruct the Chief Administrative Officer to complete and execute a funding agreement with the Community Development Commission (CDC) to transfer \$1,350,000 in First District Capital Project net County cost from the Project and Facility Development Fund to the CDC to assist with the expansion of the existing Pico Rivera library in the First District.
3. Instruct the Chief Administrative Officer to complete and execute a funding agreement with the Trust for Public Lands (TPL) to transfer \$4,200,000 in First District Capital Project net County cost and net County cost for Enhanced Unincorporated Area Services from the Project and Facility Development Fund to the TPL to retain until additional funding is available for the acquisition of land for development of a four-acre park, to be located in the unincorporated Avocado Heights area of the First District.

Board of Supervisors  
GLORIA MOLINA  
First District

YVONNE B. BURKE  
Second District

ZEV YAROSLAVSKY  
Third District

DON KNABE  
Fourth District

MICHAEL D. ANTONOVICH  
Fifth District

4. Instruct the Chief Administrative Officer to complete and execute a funding agreement with Museum Associates to transfer \$5,000,000 in Third District Capital Project net County cost from the Project and Facility Development Fund to Museum Associates to assist in planning, design and preconstruction activities related to the proposed underground parking lot on County-owned property at the Los Angeles County Museum of Art (LACMA).

#### **PURPOSE/JUSTIFICATION OF RECOMMENDED ACTIONS**

The recommended actions will provide the CDC with funding to assist in planning and design activities related to development of a child care center in unincorporated East Los Angeles and for expansion of the existing Pico Rivera Library in the First District, provide funding to the TPL for land acquisition for a park in the unincorporated Avocado Heights area of the First District, and provide funding to Museum Associates for planning, design and construction activities related to the construction of an underground parking lot at the LACMA.

##### Child Care Center

The East Los Angeles community has a significant need for child care services. The proposed center will serve up to 80 children and will be up to 6,000 square foot in size. The CDC will retain the services of an architect to provide architectural programming, design and construction administration services.

##### Pico Rivera Library

The CDC will develop the proposed expansion of the existing 44-year-old Pico Rivera Library, which is undersized for its service area.

##### Land Acquisition for a Park

The proposed land acquisition in the Avocado Heights area will provide for a four acre park to serve disabled persons and preschool children.

##### Underground Parking Lot for the Museum of Art

The County leases certain County-owned buildings and property to Museum Associates for the purpose of operating and maintaining LACMA. Museum Associates is proposing to construct certain new improvements at LACMA's current mid-Wilshire campus, including

an underground parking garage. The recommended transfer of funds will support design and preconstruction activities related to the underground garage.

### **IMPLEMENTATION OF STRATEGIC PLAN GOALS**

The recommended actions will support the County's Strategic Plan Goal of Fiscal Responsibility by supporting activities related to the investment in public infrastructure.

### **FISCAL IMPACT/FINANCING**

- Child Care Center

The Proposed FY 2005-06 Project and Facility Development Fund (PFD) budget included \$1,500,000 of First District Capital Project net County cost for the East Los Angeles Civic Center child care center project. The Final Changes to the Proposed FY 2005-06 PFD Budget includes an additional \$600,000 of First District Capital Project net County cost for the child care center project. The revised allocation for the East Los Angeles child care center will be \$2,100,000.

- Pico Rivera Library

The Proposed FY 2005-06 PFD budget included \$600,000 of First District Capital Project net County cost for the Pico Rivera Library project. The Final Changes to the Proposed FY 2005-06 PFD Budget includes an additional \$750,000 of First District Capital Project net County cost for the Pico Rivera Library project. The revised allocation for the Pico Rivera Library will be \$1,350,000.

- Land Acquisition for a Park

The Proposed FY 2005-06 PFD budget included \$1,200,000 of First District Capital Project net County cost for land acquisition for a park in the Avocado Heights area. The Final Changes to the Proposed FY 2005-06 PFD Budget includes an additional \$3,000,000 of net County cost for Enhanced Unincorporated Area Services for the land acquisition. The revised allocation for the Avocado Heights land acquisition will be \$5,200,000.

- Underground Parking Lot for the Museum of Art

The Final Changes to the Proposed FY 2005-06 PFD Budget includes \$5,000,000 of Third District Capital Project net County cost for design and preconstruction costs of the underground parking lot at LACMA.

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Transfer of these funds from the FY 2005-06 Capital Project Budget to the PFD budget will allow for the proper accounting and encumbering of the agreements.

### **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

The proposed agreements will be reviewed and approved as to form by County Counsel.

The agreements will allow the CDC, TPL and Museum Associates to expend the funds for planning, design, other pre-construction costs, including, but not limited to, environmental assessments, master planning, programming, architecture and design, project management, engineering and other design costs, and construction costs.

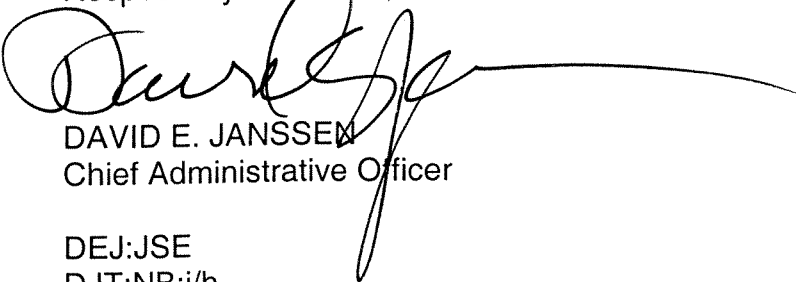
### **ENVIRONMENTAL DOCUMENTATION**

The recommended actions are exempt from the California Environmental Quality Act (CEQA). Any improvements or replacement of facilities that may be proposed by the CDC will be required to undergo an environmental assessment pursuant to CEQA and the appropriate environmental document will be prepared and presented to your Board for approval prior to any construction activity.

### **IMPACT ON CURRENT SERVICES (OR PROJECTS)**

The recommended Agreements will provide funding to assist the CDC with planning activities necessary to complete design of the proposed projects.

Respectfully submitted,



DAVID E. JANSSEN  
Chief Administrative Officer

DEJ:JSE  
DJT:NB:i/h

c: County Counsel  
Auditor-Controller  
Community Development Commission